

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF: AUGUST 5, 2009

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

SUP-34572 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: IMAGINE SCHOOLS - OWNER: 4025 RANCHO, LLC – Appeal filed from the denial by the Planning Commission of a request for a Special Use Permit FOR A 100-STUDENT PRIVATE SCHOOL, PRIMARY WITHIN AN EXISTING 11,000 SQUARE-FOOT CHURCH BUILDING at 4025 North Rancho Drive Suite #120 (APN 138-02-814-032), C-2 (General Commercial) Zone, Ward 6 (Ross). The Planning Commission (6-0 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

4

City Council Meeting

9

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

2

City Council Meeting

2

RECOMMENDATION:

The Planning Commission (6-0 vote) and staff recommend DENIAL

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Appeal Letter filed by Patrick Smith on behalf of Imagine Schools
7. Protest/Support Postcards
8. Submitted after Final Agenda – Protest/Support Postcards
9. Submitted after Meeting – Recordation Notice of Council Action and Conditions of Approval
10. Backup referenced from the July 9, 2009 Planning Commission Meeting Item 35

Motion made by STEVEN D. ROSS to Approve subject to conditions, deleting Condition 5 and adding the following conditions as read for the record:

A. A review shall be held one year after issuance of the business license at a public hearing of the City Council.

B. This shall be kindergarten use only.

C. All required building permits shall receive final approval prior to occupancy for the school use.

D. All required State licenses shall be received prior to issuance of the City business license.

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Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1

RICKI Y. BARLOW, LOIS TARKANIAN, STEVE WOLFSON, OSCAR B. GOODMAN, GARY REESE, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-STAVROS S. ANTHONY)

Minutes:

MAYOR GOODMAN declared the Public Hearing open.

VICKY FRASIER WILLIAMS, Vice President of Imagine Schools in the State of Nevada, explained that the school has been in existence for one year and operating successfully out of the YMCA at Durango Hills with 40 students, and 100 pupils on the waiting list. Unfortunately, the YMCA is no longer capacious enough to handle both the staff and the students.

At the Mayor's request approximately ten staff members and others in support came forward from the audience. They requested approval to function out of Living Grace Church temporarily until a permanent site is found.

VERNON LAW, Vice President of Imagine School in the Valle, stated that the school's track record speaks to the wonderful things it is doing in educating kids.

SEAN NEWSOME, Board Member of 100 Black Men, Las Vegas, requested approval and stated that the Imagine 100 Academy of Excellence is doing very well.

COUNCILMAN REESE noted that PASTOR RICHARD BOX, Living Grace Church, 4025 North Rancho Drive, has been an inspiration to him and expressed his support of this application.

COUNCILMAN BARLOW commented that he trusts the Imagine 100 Academy of Excellence will continue to do a wonderful job at the proposed location as it has at the Doc Pearson Center.

At COUNCILWOMAN TARKANIAN'S request PASTOR BOX came forward and stated that Living Grace Church is partnering with Meadows Fellowship to provide them space for the school. COUNCILWOMAN TARKANIAN commended PASTOR BOX for all his accomplishments. MAYOR GOODMAN invited him to give the invocation at a future Council meeting.

COUNCILMAN ROSS advised that he received three protest and three support postcards, and noted that after thumbing through the material on the school, he regards the Imagine School program as fabulous and would like to have it available in all City wards.

MARGO WHEELER, Director of Planning and Development, recommended deleting Condition 5, opining that it was no longer necessary, and formulated an additional condition that the applicant agreed with.

MAYOR GOODMAN declared the Public Hearing closed.